

THE CORPORATION OF THE DISTRICT OF BURNABY

6 May, 1966.

REPORT NO. 27, 1966.

His Worship, the Reeve,
and Members of the Council.

Gentlemen:

Your Manager reports as follows:

1. Re: Centennial Pavilion

Submitted herewith are the recommendations of the Parks and Recreation Commission in connection with alterations to the above mentioned building.

- (a) The Commission's wishes in connection with the renovation of the Centennial Pavilion and the addition of a restaurant to it still stands.
- (b) The Commission would like to see this work proceeded with in September of this year at an estimated cost of \$125,000.
- (c) The Commission recommends that Mr. Hamish McIntyre, Architect, be engaged to produce working drawings.
- (d) The Commission respectfully suggest a meeting with Council to discuss the financing of these renovations.

2. Re: Greater Vancouver Sewerage and Drainage District

The above mentioned organization requires an easement over Lot "C", Block 5, D.L. 87, Group 1, Plan 4589 outlined on right-of-way Plan 29251. The property is owned by the Corporation and is located immediately south of the Freeway and east of Nursery Street. The easement is to contain the Sperling Avenue-Burnaby Lake Branch Sewer.

The consideration is \$1.00.

It is recommended that the easement be granted and that the Reeve and Clerk be authorized to sign the necessary documents.

3. Re: Bruce Arbitration

This Arbitration proceeding developed in 1964 as a result of the acquisition of property by the Corporation in the 3800 and 3900 blocks Hastings Street.

The finding of the Arbitration Board has now been received. The Board found:

"The Board has therefore concluded that the claim put forward by Mr. & Mrs. Bruce for compensation is not one which falls within the purview of Section 478(1) of the Municipal Act and their claim must fail."

The Board ordered and directed that each party shall pay its own costs and the fees and expenses of its own appointee to the Board of Arbitration, and each party shall pay one-half of the fees and expenses of the Chairman of the Board of Arbitration.

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4. Re: Subdivision Reference #60/66
D. L. 90, Block 1, Lot E, Plan 24075.

This is a Subdivision between Goodlad and Mayfield Streets creating five lots.

Four of the new lots facing Goodlad Street are 207' in depth and the Approving Officer has established 50' frontage.

It is recommended that, pursuant to Section 712(1) of the Municipal Act, Council waive the 10% perimeter requirement.

5. Re: Claim of Gwynne Thomas Davies and Enid Mary Davies,
7145 Stride Avenue.

This is a claim for \$851.20 damages resulting from work done by a municipal crew. Briefly, the circumstances were that our municipal crews were constructing sewer line in the area of 15th and Stride Avenues. They had cut the drainage pipes to allow the sewer line to go by the premises. Subsequently, the area was backfilled and compacted, but an extent of the watermain was left exposed. During the evening, the watermain broke from causes uncertain, and the claimants suffered damages totalling \$851.20.

After protracted negotiations with the claimants' solicitors a compromise of \$526.60 has been arrived at on the basis of contributing negligence of the claimants through not having a back-water valve.

The Solicitor recommends and your Municipal Manager concurs, that the claim be settled for \$526.60 subject to the necessary releases being obtained.

6. Re: 1965 Supplementary Business Tax Assessment Roll
and the 1966 Business Tax Assessment Roll

The Municipal Assessor advises that the 1966 Local Court of Revision with respect to Business Tax has completed proceedings and the 1965 Supplementary Business Tax Assessment Roll has been confirmed and authenticated and the 1966 Business Tax Assessment Roll has been confirmed and authenticated.

The following statement is illustrative of the Business Tax account totals before and after adjudication:

Before Local Court of Revision

Accounts Governed by Annual Rental Value

<u>No. of Accounts</u>	<u>Total 1966 A.R.V.</u>	<u>Rate</u>	<u>Business Tax</u>
1965	\$ 11,865,270.	6½%	\$ 771,242.55

Accounts Governed by Taxable Personal Property

<u>No. of Accounts</u>	<u>Total 1966 T.P.P.</u>	<u>Rate</u>	
5	\$ 1,970,565.	1%	\$ 19,705.65
Unconfirmed Business Tax Total			<u>\$ 790,948.20</u>

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(Item #6 - Re: 1965 Supplementary Business Tax Assessment Roll
and the 1966 Business Tax Assessment Roll cont.)

After Local Court of Revision

Accounts Governed by Annual Rental Value

<u>No. of Accounts</u>	<u>Total 1966 A.R.V.</u>	<u>Rate</u>	<u>Business Tax</u>
1955	\$ 11,848,200.	6½%	\$ 770,133.00

Accounts Governed by Taxable Personal Property

<u>No. of Accounts</u>	<u>Total 1966 T.P.P.</u>	<u>Rate</u>	
5	\$ 1,970,565.	1%	\$ 19,705.65
Confirmed Business Tax Total			\$ 789,838.65

Respectfully submitted,



H. W. Balfour
MUNICIPAL MANAGER

HWB:gr

7. Re: Sheep Protection Act Claims

A claim for the sum of \$15.00 has been received from Mr. H. Homenchuk, 7170 Gilley Avenue, for the loss of six laying hens killed by a dog on the night of April 15/16.

The claim has been investigated and although the chickens were housed in part of a garage which provided good protection, the door was screened with a heavy gauge seine type fish net which had been torn loose providing a means of entry to the marauding animal.

The Acting Chief Licence Inspector recommends the claim be settled for the sum of \$9.00 and your Municipal Manager concurs.

8. Re: Acquisition of Easements - Sanitary Sewer Projects

Easements are required in connection with the undernoted Sanitary Sewer Projects as follows:

(i) Buckingham-Sperling Sanitary Sewer Area #8

- (a) Owner - Edwyn Pentreath Gavin and Ruth Caroline Gavin,
5765 Buckingham Avenue, Burnaby 2, B. C.

Property - 2 Easements:

Portions of Lot 95 as shown outlined in red on Plans filed in L.R.O., D.L. 86, Group 1, Plan 1203, N.W.D.

Location of Easements - 5765 Buckingham Avenue, Burnaby 2, B. C.

Consideration - \$1.00 for each easement and restoration of the easement areas.

- (b) Owner - Richard H. Ramsden and Jennie Celestine Ramsden,
1772 Kingsway, Vancouver 12, B. C.

Property - 2 Easements:

Southwesterly 15' of Lot 94N $\frac{1}{2}$ and a portion of Lot 94N $\frac{1}{2}$ as shown outlined in red on Plan filed in L.R.O. under #29018, D.L. 86, Group 1, Plan 1203, N.W.D.

Location of Easements - 5795 Buckingham Avenue, Burnaby 2, B. C.

Consideration - \$1.00 for each easement and restoration of the easement areas.

- (c) Owner - David Sheldon Hunter and Beatrice Gertrude Hunter,
5411 Buckingham Avenue, Burnaby 2, B. C.

Property - Portion of Lot "B" as shown outlined in red on Plan filed in L.R.O. under #28829, Blocks 4 & 5, D.L. 85, Group 1, Plan 13488, N.W.D.

Location of Easement - 5411 Buckingham Avenue, Burnaby 2, B. C.

Consideration - \$1.00 plus restoration of the easement area, to include 10 yards of sand and gravel at the rear of the lot placed.

(ii) Gilpin-Grandview Sanitary Sewer Area #10/11

Owner - Mary Iva Cleator, 4045 E. Grandview-Douglas Highway, Burnaby 2, B. C.

Property - Westerly 10' of Lot 22 of part of the North Half of D.L. 80, Group 1, Plan 10063, N.W.D., save & except the W.132' thereof.

Location of Easement - 4045 E. Grandview-Douglas Highway, Burnaby 2, B. C.

Consideration - \$1.00 plus restoration of the easement area.

It is recommended that authority be granted to acquire the above easements and that the Reeve and Clerk be authorized to execute the easement documents on behalf of the Corporation.

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9. Re: Capital Works and
Local Improvement Program

Your Municipal Manager reported on 18th April 1966 recommending that from the Local Improvement Program Phase I two further projects, namely Walker Avenue and Imperial Street now be approved for construction. Council adopted the recommendation.

It now appears that financing arrangements will permit a further extension of the Phase I Program.

It is recommended that the following items be approved for construction:

Noel Drive	-	\$ 30,000.
Underhill Avenue	-	39,000.
Douglas Road	-	182,000.
Smith Avenue	-	85,500.
Linden Avenue	-	20,300.
Madison Avenue	-	<u>3,500.</u>

Total		<u>\$ 360,300.</u>
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With inclusion of the above all projects on which a start was made will have been completed together with High Priority Works of an arterial nature. The total cost of the High Priority Works was estimated at \$435,800.00.

When all projects are completed, including those included in this Report Item, the picture with respect to Phase I will be:

Total Authorized Works	\$ 1,729,625.
Works Approved for Construction	<u>1,281,260.</u>
Remainder	<u>\$ 448,365.</u>

10. Re: Proposed Service Station -
Simon Fraser University

An application has been received for a Building Permit to construct a Service Station on the ring road at Simon Fraser University. The location is directly north of the road exit from the Transportation Centre and it would be on the north side of the ring road.

Reference is being made to Council with respect to the application to determine Council's opinion on the establishment of this commercial undertaking in a building not forming a part of another building designed for University purposes.

Submitted herewith is a letter received from the Municipal Planner.

11. Re: Silver Avenue

Council approved the initiation of a Local Improvement Work on Silver Avenue.

Submitted herewith is the Cost Report required by Section 601 of the Municipal Act, for the construction of concrete curbs and 36 feet of pavement curb to curb on Silver Avenue from Imperial Street to Maywood Street.

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(Item #11 - Re: Silver Avenue cont.)

Total length	370 feet
Estimated total cost	\$ 11,200.
Estimated owners' share	\$ 2,552.
Estimated Corporation share	\$ 8,648.
Annual levy per front foot for 15 years	75¢
Total frontage	738.60 feet
Total taxable frontage	352.00 feet
Total no. of lots	8

12. Re: Proposed Amendment to Burnaby Zoning By-law

Submitted herewith is a letter from the Municipal Planner referring to the proposal to amend the Zoning By-law to include an outdoor garden shop on a seasonal basis in a C3 (General Commercial) District.


Council at its last meeting forwarded the proposed amendment for further consideration. A Public Hearing was set for Monday, 16th May, 1966 at 7:00 p.m.

The purpose of this report item is to record the actual proposed amendment.

13. Re: Rezoning Applications

Submitted herewith for your consideration are reports prepared by the Municipal Planner on various applications for rezoning as detailed in the covering report of the Planner.

Respectfully submitted,


H. W. Balfour
MUNICIPAL MANAGER

HWB:gr